

HOUSE BILL 3742

By Coley

AN ACT to amend Tennessee Code Annotated, Section 6-54-113, relative to authorizing municipalities to establish a registry for land owners of blighted, abandoned or foreclosed property.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF TENNESSEE:

SECTION 1. Tennessee Code Annotated, Section 6-54-113(d), is amended by adding the following as new subdivisions thereto:

(3) Pursuant to any rules, regulations or ordinances enacted under the authority of this section, each municipality may hold responsible for maintaining and securing a vacant property:

(A) Any owner of the property;

(B) Any previous owner of the property who conveyed the property, other than by warranty deed, during the time it was vacant and failed to comply with any ordinance regarding the registration of vacant property any trust beneficiary, or other trustee who holds a deed of trust on the property;

(C) Any mortgagee who holds a mortgage on the property; and

(D) Any assignee of owner, beneficiary, trustee or mortgagee.

(4) The municipality may establish an ownership registry for buildings that have been vacant in excess of thirty (30) days and set other registration requirements to ensure that a registry is created to establish a means for the municipality to serve notice and execute service of process consistent with the requirements of law by serving or providing notice to the registered agent or person currently on file with the registry.

SECTION 2. This act shall take effect upon becoming a law, the public welfare requiring

it.